

# **Muscatine City Council Agenda**

**THURSDAY, DECEMBER 19, 2019  
COUNCIL CHAMBERS – CITY HALL – 7:00 P.M.**

1. **CALL TO ORDER**
2. **ROLL CALL**
3. **PLEDGE OF ALLEGIANCE**
4. **COMMUNICATIONS – CITIZENS**

A. Swearing in Mayor and New Councilmembers

5. **CONSENT AGENDA**

The following items are considered to be routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless a Council Member so requests, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the Agenda.

\* **Item 6 A-B Approval of City Council Minutes**

A. City Council Meeting Minutes – December 5, 2019

\* **Items 8 A-I Petitions and Communications**

- A. Request for a permit to install a sign/awning that will overhand public right of way, 502 Mulberry Avenue from El Omito
- B. Request on first and second reading for a new Class “E” Liquor License and Sunday Sales for West Side Houser Mart, 2201 Houser Street – West Side Houser Mart LLC (pending inspections)

\* **Items 9 From the Mayor**

\* **Items 12A-E Receive and File**

- A. Muscatine County Board of Supervisors Minutes 12-02-2019
- B. Muscatine Power & Water Financial Statements October 2019
- C. Muscatine Power and Water Financial Statements October 2019
- D. Board of Water, Electric and Communications Minutes November 2019
- E. City of Muscatine Financial Reports October 2019

\* **Bills\***

- \* Approval of attached Bills for Approval totaling \$3,857,732.67, which includes receipt summaries and journal entries for October 2019, subject to the approval of any related agenda item(s).

6. **MINUTES – APPROVAL**
7. **PUBLIC HEARING**
8. **PETITIONS AND COMMUNICATIONS**
9. **FROM THE MAYOR**
10. **FROM THE PLANNING AND ZONING COMMISSION**
11. **FROM THE CITY ADMINISTRATOR**

A. Ordinance Amending the Zoning Ordinance of the City of Muscatine, Iowa

Presented for City Council's consideration is the third and final reading of an Ordinance on the proposed rezoning of 32.78 acres of land located at the southeast corner of the U.S. 61 bypass and Mittman Road. This ordinance will rezone the property from Agriculture Development to M-1 Light Industrial. This zoning change will allow for the development of a Love's Travel Stop & Country Store at this location.

Is there a motion to adopt this ordinance on the third and final reading and to direct for its publication as required by law?

B. Resolution Setting Public Hearing for Utility Easement Vacation (Lots 4C and 4B of Sunrise Subdivision)

Presented for City Council's consideration is a Resolution setting a public hearing on January 2, 2019, concerning the vacation of Utility Easements on lots 4B and 4C in Sunrise Subdivision for development by University Storage. University Storage is proposing to dedicate an easement along the South edge of Lot 4C to accommodate the construction of a storm sewer and other potential utility extensions.

Is there a motion to adopt this resolution as submitted?

C. The following four items are property agreements between the City of Muscatine and HNI Corporation regarding the Mulberry Avenue and 2nd Street Roundabout Project that will complete the Mississippi Drive Corridor Project.

1. Presented for City Council's consideration is a request to approve a property exchange and temporary construction easement agreement with HNI

Corporation, related to the 2nd Street and Mulberry Ave Roundabout Project. This agreement lays out the understanding of both HNI and the City for property-related transactions that will occur both before and after the construction of this project,

Is there a motion to approve this request as submitted?

2. Presented for City Council's consideration is a resolution to approve the right of way dedication from HNI Corporation, related to the 2nd Street and Mulberry Avenue Roundabout Project.

Is there a motion to adopt this Resolution as submitted?

3. Presented for City Council's consideration is a Resolution to approve a temporary construction easement from HNI Corporation, related to the 2nd Street and Mulberry Avenue Roundabout Project.

Is there a motion to adopt this Resolution as submitted?

4. Presented for City Council's consideration is a request to approve a Real Property Charitable Donation Agreement from HNI Corporation.

Is there a motion to approve this request as submitted?

- D. Request Approving Purchase Agreement regarding the Vacation and Subsequent Sale of Surplus Right of Way Adjacent to 1820 Angle Street - Pete's Tap

Presented for City Council's consideration is a request to approve a purchase agreement regarding the vacation and subsequent sale of surplus right of way adjacent to 1820 Angle Street. The adjoining property owner (Pete's Tap) would like to expand their business with the purchase of the surplus right of way owned by the City of Muscatine. City staff and the adjoining property owner have prepared a purchase agreement for this surplus right of way, setting forth the steps that each party will need to undertake to complete this transaction,

Is there a motion to approve this request as submitted?

- E. Request to Approve Proposal for Audit Services with Bohnsack and Frommelt LLP for Fiscal Years 2019/2020 through 2023/2024

Presented for City Council's consideration is a request to approve a proposal from Bohnsack and Frommelt LLP for audit services for Fiscal Years 2019/2020 through 2023/2024. The City's Audit Committee asked the Finance Director to request options for extending the current agreement with Bohnsack and Frommelt. After review of this proposal the Audit Committee is recommending its approval.

Is there a motion to approve this request as submitted?

F. Request to Approve Robinson Biosolids Application Agreement

Presented for City Council's consideration is a request to approve an agreement for biosolids application to 160 acres owned by Robinson (Jane Hoopes Robinson). The current contract expires on December 31, 2019, and must be renewed at this time.

Is there a motion to approve this request as submitted?

G. Request to Approve Work Order 4 of the Professional Services Contract with Bolton & Menk for Design and Construction for the Taxiway A Reconstruction

Presented for City Council's consideration is a request to approve work order 4 to the professional services contract with Bolton & Menk for design and construction for the Taxiway A reconstruction. The reconstruction of Taxiway A was part of the Airport's CIP. It was anticipated due to funding limitations, to be completed in 3 phases. This fall the FAA notified the City it intends to fund the FAA share (90%) of reconstruction of the entire taxiway. The cost estimate is \$3,110,513.00, with the FAA portion being \$2,799,462.00.

Is there a motion to adopt this request as submitted?

H. Request to Approve the Issuance of a Purchase Order for a Utility Vehicle for the Parks and Recreation Soccer Division

Presented for City Council's consideration is a request to approve the issuance of a purchase order to Morning Sun Implement in the amount of \$19,116.00 for the purchase of a Kabota Utility vehicle for use by the Parks and Recreation Soccer Division. Three bids were received with the lowest bid from Morning Sun Implement. There is \$20,000 budgeted for this purchase,

Is there a motion to approve this request as submitted?

I. Request to Approve the Issuance of a Purchase Order for a Modular Restroom Building for Weed Park

Presented for City Council's consideration is a request to approve the issuance of a purchase order to McCann Concrete Products in the amount of \$74,790.00, for the purchase of a modular restroom building for Weed Park. Two bids were received for this purchase with the lower bid from McCann Concrete Products. There is \$100,000 budgeted for this project.

Is there a motion to approve this request as submitted?

J. Request to remove Traffic Signals at Hershey and Main

Presented for City Council's consideration is a request to remove traffic signals at the intersection of Hershey and Main and replace them with an all way stop. Traffic result studies do not warrant the need for traffic signals at this intersection. The low traffic count rate and the intersection not having a detection system causes inefficiency in traffic movement, upon approval MPW will remove the signals and the City will install flashing stop signs at this intersection.

Is there a motion to approve this request as submitted?

K. Request to approve Property Acquisition for 2456 Sampson Street

Presented for City Council's consideration is a request to approve a real estate purchase agreement and proceed to purchase property located at 2456 Sampson Street, A portion of this property is needed for the Grandview Avenue Project right of way.

Is there a motion to approve this request as submitted?

L. Request to approve the Issuance of Three Purchase Orders for the IT Server Virtualization Project

Presented for City Council's consideration is a request to approve three purchase orders for the IT Server Virtualization Project. Two separate bids were solicited from qualified vendors with the following being the low bid for each.

1. Is there a motion to approve the issuance of a purchase order in the amount of \$48,230.00 to SHI International Corp, for server and storage hardware?

2. Is there a motion to approve the issuance of a purchase order in the amount of \$12,955.00 to SHI International Corp. for Virtualization software and licensing?

3. Is there a motion to approve the issuance of a purchase order in the amount of \$8,640.00, to Winsor Consulting for Professional Services related to this project?

M. Request to Approve Issuance of a Purchase Order for an Asphalt Recycler and Hotbox

Presented for City Council's consideration is a request to approve the issuance of a purchase order to KM International in the amount of \$109,073.75 for an asphalt recycler and hotbox/reclaimer, There was \$50,000.00 budgeted for originally planned equipment. After demonstrations of various equipment types, a different type of equipment is now being proposed. Public Works will also defer several budgeted purchases to assist in funding this equipment leaving \$7,200.00 to be funded from Road Use Tax,

Is there a motion to approve this request as submitted?

N. Request to Approve the Issuance of a Purchase Order for Sluice Gate Purchase

Presented for City Council's consideration is a request to approve the issuance of a purchase order in the amount of \$13,200.00 to Mellen and Associates for the installation of a new sluice gate at the Papoose Lift Station. Two quotes were received with the low quote being Mellen and Associates. This item was not budgeted but was identified as needed, after the 2019 flood. The project will be funded out of the Water Pollution Control fund balance,

Is there a motion to approve this request as submitted?

O. Request to Approve Change Order #5 for the HSW Project

Presented for City Council's consideration is a request to approve Change Order #5 for the HSW (high strength waste) Project. The City requested cost estimates for additional concrete work not included in the original contract. The total additional cost for this change order is \$148,984.00.

Is there a motion to approve this request as submitted?

P. Request to Approve Interim City Manager Agreement

Presented for City Council's consideration is a request to approve an agreement with Greg Jenkins to serve as the Interim City Administrator. This proposed agreement addresses compensation and indemnification for the provisions of these services.

Is there a motion to approve this request as submitted?

Q. Discussion - Process to Search for Firm to recruit new City Administrator

**12. COMMUNICATIONS - RECEIVE AND FILE**

**13. APPROVAL OF BILLS**

It is recommended bills totaling \$3,857,732.67, which includes receipt summaries and journal entries for October 2019, be approved and that the City Council authorize the Mayor and City Clerk to issue warrants for the same. It should be noted that this listing is subject to the approval of any related agenda item(s).

**14. COMMUNICATIONS - COUNCIL MEMBERS**

**15. OTHER BUSINESS**

**16. ADJOURNMENT**

